Verified RealEstate™

REFERENCE
120/2025-2026

ISSUED
15 November 2025

PP APPROVAL RECORD

Planning Permission

Coimbatore district, Tamil Nadu

APPROVAL TYPE
Building Plan

ISSUING AUTHORITY
Rural Panchayat

The approval as the planning authority issued it, reproduced in full behind this page.

An approval speaks to what was sanctioned, not to what was built. Completion is a separate record.

Verified RealEstate™
3/350/2 Mettukuppam,
OMR Thoraipakkam,
Chennai 600 097, India

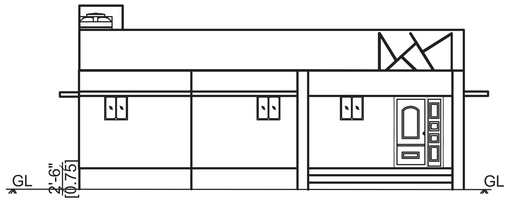
hello@verified.realestate
+91 9996 12 9996
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DIGITALLY VERIFIED RECORD

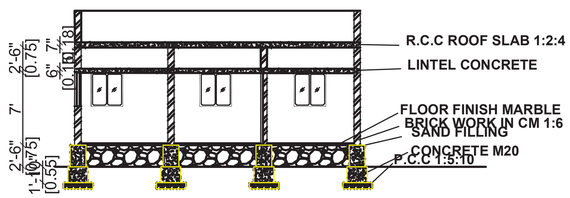
SITE PLAN SHOWING THE PROPOSED CONSTRUCTION OF A RESIDENTIAL BUILDING GROUND FLOOR AT S.F.NO:- 213/3G, 213/3F, 213/3H, 213/3E AT SITE NO:- 40 EAST PART, 40 WEST PART, 41 NORTH PART, 41 SOUTH PART,SHREE GANAPATHY GARDEN, PATTANAM VILLAGE PANCHAYATH AT SULUR TALUK, COIMBATORE DISTRICT.

DTCP APPROVED:- 287/2018/A2 DATE:- 24/08/2018.

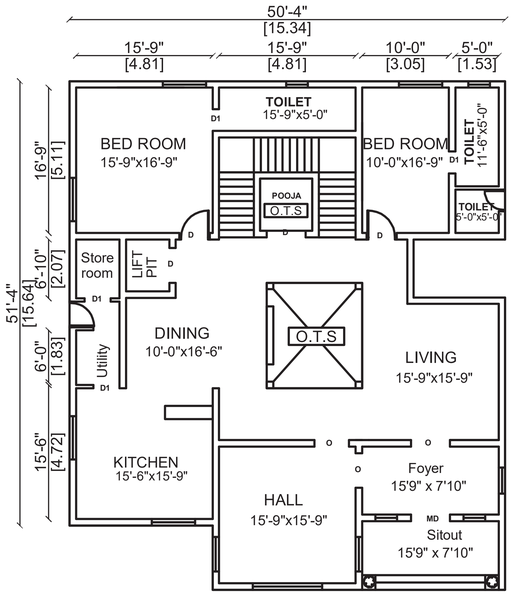
APPLICANT NAME:- E ASHWANTH



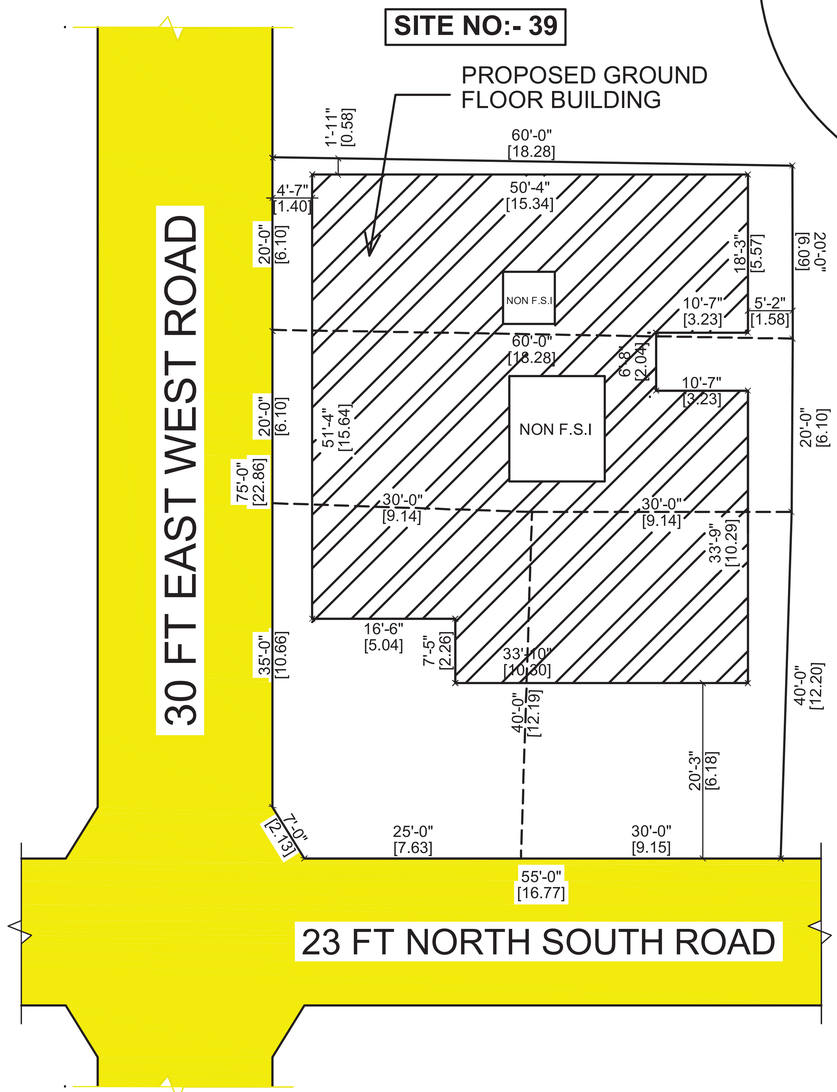
ELEVATION



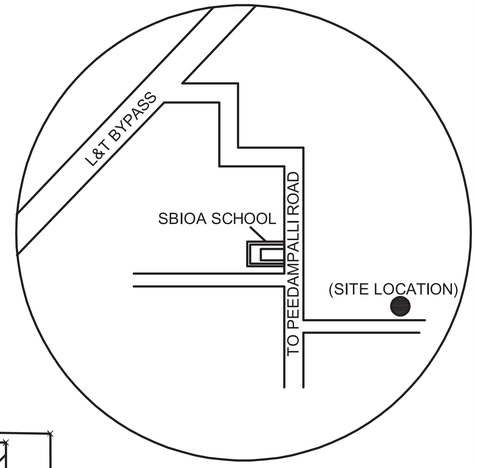
SECTION ON A-A'



GROUND FLOOR PLAN

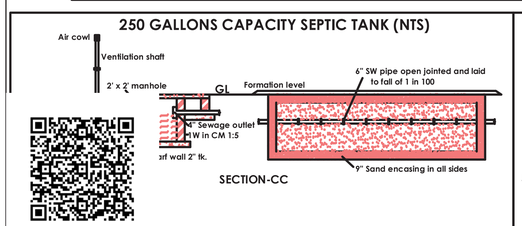


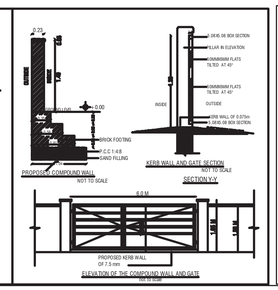
SITE PLAN

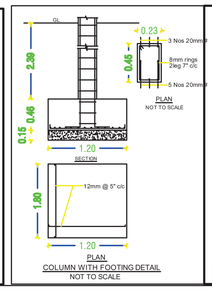


KEY PLAN

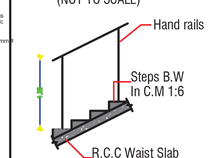
SITE CUM GROUND AND FIRST FLOOR PLAN



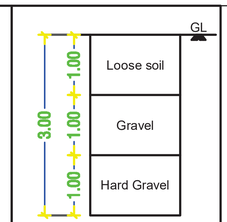




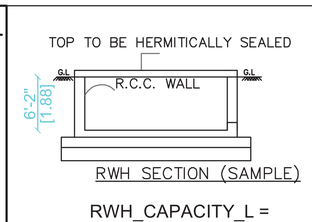
STAIRCASE DETAILS
(NOT TO SCALE)



WIDTH : 1.42
TREAD : 0.25
RISE : 0.15

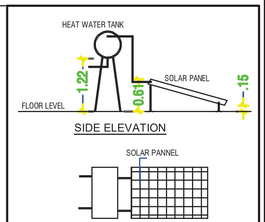


TRIAL PIT
NOT TO SCALE



RWH SECTION (SAMPLE)

RWH_CAPACITY_L = 2000LTRS



SOLAR WATER HEATER
(NOT TO SCALE)

OFFICE

SCALE :- 1:890
RESIDENTIAL BUILDING

N

AREA DETAILS:-		IN SQM	IN SQFT
AREA OF SITE AS PER DOCUMENT	=	444.808	4788.00
SUPER IMPOSED PLOT AREA	=	444.808	4788.00

PROPOSED BUILDING AREA DETAILS:-

S.No	FLOOR	SQM	SQFT
1	AREA OF SITE 40 EAST PART	111.48	1200.00
2	AREA OF SITE 40 WEST PART	111.48	1200.00
3	AREA OF SITE 41 NORTH PART	111.48	1200.00
4	AREA OF SITE 41 SOUTH PART	110.368	1188.00
5	AREA OF TOTAL SITE AREA	444.808	4788.00
6	AREA OF PROPOSED G-FLOOR BUILDING	223.88	2409.82
6	TOTAL BUILD-UP AREA	223.88	2409.82
7	OPEN AREA	220.93	2378.07

F.S.I CALCULATION AS PER DOCUMENT:-

F.S.I (223.88 / 444.808) = 0.50 <=2.00

BUILDING HEIGHT :-

F.S.I BUILDING HEIGHT = 10.76 Mt

PARKING DETAILS	REQUIRED	PROVIDED
TOTAL CAR PARKING	02 No's	02 No's
TOTAL TWO WHEELER PARKING	3 No's	3 No's

JOINERY DETAILS:-

SYM	JOINERY DETAILS	SIZE IN METER
MD	MAIN DOOR	1.22 X 2.44
D	DOOR	1.22 X 2.44
D1	DOOR	0.76 X 2.44
W	WINDOW	1.22 X 1.22
V	VENTILATOR	0.76 X 0.46

COLOUR INDEX :-

BOUNDARY OF THE SITE :
LAYOUT ROADS :
PROPOSED CONSTRUCTION :
PROPOSED DRIVEWAY :

E. Ashwanth

APPLICANT

B. Vignesh

VK CONSTRUCTION
B.VIGNESH KUMAR B.E.,M.Sc.,LBS.,
14, Indra Nagar, Maharaji Street
Pattanam Road, Vellalore, Coimbatore - 641 111
Mob - 90430 24709

REGISTERED CONSTRUCTION ENGINEER

SHEET.NO:01

THE LANDLENS SUITE

Eight ways to know a piece of land before you pay for it.

This report covers one part of the picture. These cover the rest, drawn from the same government records, for any property in Tamil Nadu.

LandLens One
Ask anything about a property and get an answer grounded in live government records, with the sources shown.
/landlens/one

Verify My Land
Every record check run on one property and returned as a single report.
/landlens/verify-my-land

Legal Opinion
An advocate's written opinion on the title, built on the records we pull for it.
/landlens

One Map
Every layer on one map: the parcel, its boundary, zoning, water bodies and what sits around it.
/landlens/one/map

PriceMap
What land actually changed hands for around this plot, taken from the registered deeds.
/landlens/pricemap

Build Scope
What you are allowed to build here: floor space, height, coverage and setbacks.
/landlens/build-scope

Property Tracker
Watch a property and hear about it when something new is registered against it.
/landlens/property-tracker

Deal Room
Run the transaction in one place: documents, stamping, signatures and the parties.
/landlens/deal-room

FREE TOOLS · NO ACCOUNT NEEDED

Twenty-four checks you can run yourself, at no cost.

Records and verification

The registers themselves, read for you.

- Encumbrance Certificate
- Patta and Chitta
- Field Measurement Sketch
- EC Analyzer
- Bank charge check
- Court case search
- Seller background check
- Approval check by survey

Value and duty

What it is worth and what it costs to register.

- Guideline value by street
- Guideline value by survey
- Stamp duty and registration fees
- Capital gains
- Floor space index
- Area unit converter

Zoning and land use

What the plan says can happen on this land.

- Land use zone finder
- CMDA land use check
- Coastal regulation zone
- Master plan check
- Water bodies finder
- Airport height clearance

Registers and directories

Who holds it, and which office keeps the record.

- Find your registering office
- Temple property check
- Waqf property check
- RERA register

Every free tool
/tools

Services we run for you
/services

The LandLens suite
/landlens/one

Verified RealEstate™

Every claim in this document traces back to a government record.

- Legal opinions, due diligence and title verification
- Building plan, layout and sub-division approvals
- Completion and occupancy certificates, regularisation
- Escrow, negotiation and NRI property management
- Land survey, soil testing, architecture and construction

Verified RealEstate
3/350/2 Mettukuppam,
OMR Thoraipakkam,
Chennai 600 097, India
hello@verified.realestate
+91 9996 12 9996

Prepared from the registers named on the page each finding sits on. Where a register could not be read, this document says so in its place rather than leaving the gap to be read as a clean result.